

AN ORDINANCE 2006-06-15-0733

**AMENDING THE OFFICIAL ZONING MAP OF THE CITY
OF SAN ANTONIO BY AMENDING CHAPTER 35, UNIFIED
DEVELOPMENT CODE, SECTION 35-304, OF THE CITY
CODE OF SAN ANTONIO, TEXAS BY CHANGING THE
ZONING DISTRICT BOUNDARY OF CERTAIN PROPERTY.**

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WHEREAS, a public hearing was held regarding this amendment to the Official Zoning Map at which time parties in interest and citizens were given an opportunity to be heard; and

WHEREAS, the Zoning Commission has submitted a final report to the City Council regarding this amendment to the Official Zoning Map of the City of San Antonio; **NOW THEREFORE**,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. Chapter 35, Unified Development Code, Section 35-304, Official Zoning Map, of the City Code of San Antonio, Texas is amended by changing the zoning district boundary of Lot 1 and the West 9.39 Feet of Lot 2, Block 8, NCB 8199 from "R-4" Residential Single Family District to "C-2" Commercial District.

SECTION 2. All other provisions of Chapter 35 except those expressly amended by this ordinance shall remain in full force and effect including the penalties for violations as made and provided for in Section 35-491.

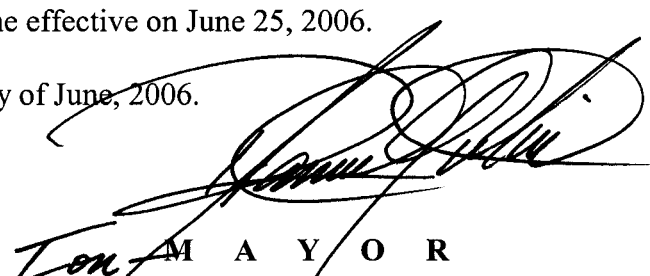
SECTION 3. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 4. This Ordinance shall become effective on June 25, 2006.

PASSED AND APPROVED this 15th day of June, 2006.

ATTEST:


City Clerk


T O M M A Y O R S

APPROVED AS TO FORM:


For City Attorney

Agenda Voting Results

Name: Z-8.

Date: 06/15/06

Time: 07:51:12 PM

Vote Type: Multiple selection

Description: ZONING CASE #Z2006120 (District 5): An Ordinance changing the zoning district boundary from "R-4" Residential Single-Family District to "C-2" Commercial District on Lot 1 and the West 9.39 Feet of Lot 2, Block 8, NCB 8199, 640 Cordelia as requested by Alicia Garza, Applicant, for Alicia Garza, Owner(s). Staff and Zoning Commission recommend Approval

Voter	Group	Status	Yes	No	Abstain
ROGER O. FLORES	DISTRICT 1	Not present			
SHEILA D. MCNEIL	DISTRICT 2		x		
ROLAND GUTIERREZ	DISTRICT 3		x		
RICHARD PEREZ	DISTRICT 4		x		
PATTI RADLE	DISTRICT 5		x		
DELICIA HERRERA	DISTRICT 6		x		
ELENA K. GUAJARDO	DISTRICT 7		x		
ART A. HALL	DISTRICT 8	Not present			
KEVIN A. WOLFF	DISTRICT 9	Not present			
CHIP HAASS	DISTRICT_10		x		
MAYOR PHIL HARDBERGER	MAYOR	Not present			

CASE NO: Z2006120

Staff and Zoning Commission Recommendation - City Council

Date: June 15, 2006

Zoning Commission Meeting Date: May 16, 2006

Council District: 5

Ferguson Map: 615 C4

Appeal:

Applicant:

Alicia Garza

Owner:

Alicia Garza

Zoning Request: From "R-4" Residential Single-Family District to "C-2" Commercial District
Lot 1 and west 9.39 feet of Lot 2, Block 8, NCB 8199

Property Location: 640 Cordelia

Corner of Cordelia and South General McMullen

Proposal: For commercial development

Neighborhood Association None

Neighborhood Plan: None

Traffic Impact Analysis:

A Traffic Impact Analysis is not required

Staff Recommendation:

Approval.

The subject property is located on the northeast intersection of Cordelia (a local residential street) and South General McMullen (a Primary Arterial "Type A" Road). There is R-4 zoning to the north, south and east, with C-3 R zoning across the street to the west. The surrounding land-uses consist of single-family residential to the north, south and east, with auto related commercial uses across the street to the west.

The subject property is a residential structure that has been historically used as a hair salon. The applicant is applying for C-2 in order to operate a botanica use on the subject property. The zone is consistent with the development pattern along South General McMullen. The applicant intends to maintain the property with the current residential character.

Zoning Commission Recommendation:

Approval

CASE MANAGER : Rudy Nino, Jr. 207-8389

VOTE

FOR	11
AGAINST	0
ABSTAIN	0
RECUSAL	0

Z2006120

ZONING CASE NO. Z2006120 – May 16, 2006

Applicant: Alicia Garza

Zoning Request: "R-4" Residential Single Family District to "C-2" Commercial District.

Alicia Garza, 3307 Flamingo Basin, owner, stated her intent is to operate a botanical store. She stated she has been in operation for approximately 12 years.

Staff stated there were 38 notices mailed out to the surrounding property owners, 0 returned in opposition and 0 returned in favor.

Everyone present, for and against having been heard and the results of the written notices having been received, the Chairman declared the public hearing closed.

COMMISSION ACTION

The motion was made by Commissioner Rodriguez and seconded by Commissioner Gadberry to recommend approval.

1. Property is located on Lot 1 and west 9.39 feet of Lot 2, Block 8, NCB 8199 at 640 Cordelia.
2. There were 38 notices mailed, 0 returned in opposition and 0 in favor.
3. Staff recommends approval.

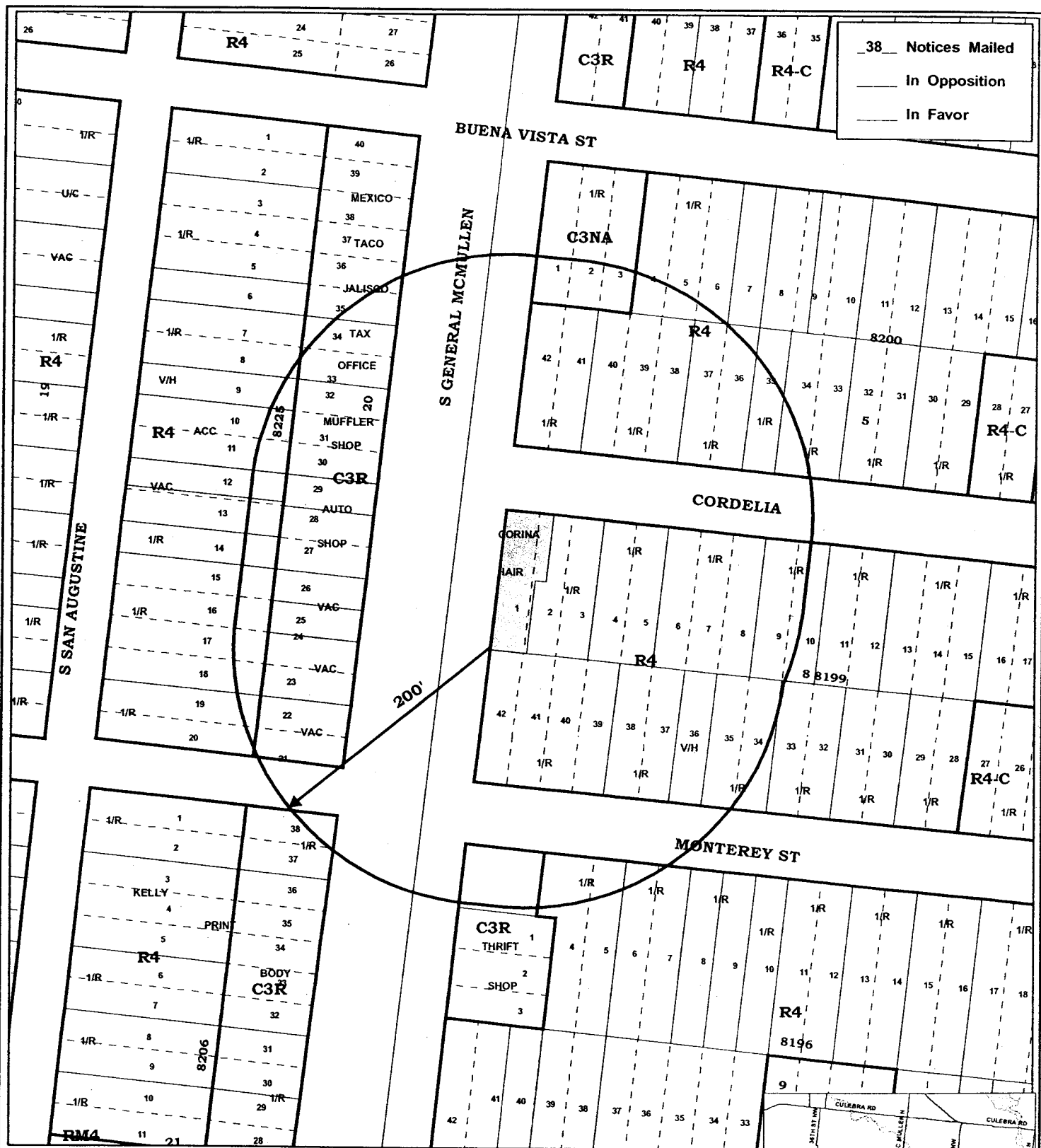
**AYES: Avila, Robbins, Rodriguez, Westheimer, Gadberry, Marshall, Sherrill,
Wright, Martinez, Stribling, Gray**

NAYS: None

THE MOTION CARRIED

RESULTS OF NOTICE FOR COUNCIL HEARING

To be provided at Council hearing.



ZONING CASE: Z2006-120

City Council District No. 5
Requested Zoning Change
From "R-4"

To "C-2"

Date: June 15, 2006

Scale: 1" = 100'

□ Subject Property

○ 200' Notification



C:\May_2_2006

